

SNAPSHOT of HOME Program Performance--As of 03/31/09
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Jefferson County Consortium

State: NY

PJ's Total HOME Allocation Received: \$20,779,616

PJ's Size Grouping*: B

PJ Since (FY): 1994

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):**		
					Group	B	Overall
Program Progress:				PJs in State:	28		
% of Funds Committed	94.04 %	93.14 %	7	91.92 %	71	69	
% of Funds Disbursed	91.37 %	77.31 %	4	82.65 %	89	87	
Leveraging Ratio for Rental Activities	0.43	2.19	23	4.67	8	10	
% of Completed Rental Disbursements to All Rental Commitments***	94.55 %	71.74 %	14	81.09 %	51	46	
% of Completed CHDO Disbursements to All CHDO Reservations***	80.19 %	69.15 %	11	68.72 %	71	67	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	84.03 %	80.16 %	10	79.93 %	53	50	
% of 0-30% AMI Renters to All Renters***	42.86 %	49.19 %	12	44.94 %	45	44	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	100.00 %	95.98 %	1	94.87 %	100	100	
Overall Ranking:			In State:	15 / 28	Nationally:	40	46
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$5,891	\$51,790		\$25,717	357 Units	22.50 %	
Homebuyer Unit	\$13,849	\$15,031		\$14,669	371 Units	23.30 %	
Homeowner-Rehab Unit	\$11,139	\$11,900		\$20,391	862 Units	54.20 %	
TBRA Unit	\$0	\$4,396		\$3,201	0 Units	0.00 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (202 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Jefferson County Consortium NY

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$8,354	\$48,173	\$15,666
State:*	\$104,499	\$92,860	\$16,261
National:**	\$91,120	\$73,223	\$23,149

CHDO Operating Expenses:
(% of allocation)

PJ: 0.0 %
National Avg: 1.1 %

R.S. Means Cost Index: 0.9

RACE:	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	77.6	97.0	97.3	0.0
Black/African American:	0.3	1.3	1.3	0.0
Asian:	0.0	0.0	0.3	0.0
American Indian/Alaska Native:	21.6	0.5	0.6	0.0
Native Hawaiian/Pacific Islander:	0.3	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.3	0.0	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.1	0.0
Other Multi Racial:	0.0	0.3	0.0	0.0
Asian/Pacific Islander:	0.0	0.3	0.2	0.0

ETHNICITY:

Hispanic	0.0	0.5	0.1	0.0
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HOUSEHOLD SIZE:

1 Person:	65.5	24.8	36.3	0.0
2 Persons:	19.9	22.4	31.0	0.0
3 Persons:	8.1	23.5	11.3	0.0
4 Persons:	5.0	20.8	12.2	0.0
5 Persons:	1.1	7.0	5.6	0.0
6 Persons:	0.3	0.8	2.8	0.0
7 Persons:	0.0	0.8	0.6	0.0
8 or more Persons:	0.0	0.0	0.3	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	28.9	29.1	11.3	0.0
Elderly:	42.0	7.3	40.6	0.0
Related/Single Parent:	17.6	22.4	15.5	0.0
Related/Two Parent:	8.1	35.8	27.0	0.0
Other:	3.4	5.4	5.6	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	47.6	0.0 [#]
HOME TBRA:	0.3	
Other:	9.0	
No Assistance:	43.1	

of Section 504 Compliant Units / Completed Units Since 2001 1

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Jefferson County Consortium

State: NY

Group Rank: 40
(Percentile)

State Rank: 15 / 28 PJs

Overall Rank: 46
(Percentile)

Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 71.84%	94.55	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 47.80%	80.19	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	84.03	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.38%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.360	1.23	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

Page 3

